

Architectural Inventory Form

(Page 1 of 7)

I. IDENTIFICATION

1. Resource number: **5BL1159.64**
2. Temporary number: **N/A**
3. County: **Boulder**
4. City: **Longmont**
5. Historic building name: **St. Stephens Episcopal Church Rectory**
6. Current building name: **Dumont House**
7. Building address: **513 Emery Street**
8. Owner name: **Sheryl Dumont**
Owner address: **513 Emery Street**
Longmont, CO 80501

II. GEOGRAPHIC INFORMATION

9. P.M. **8th** Township **2N** Range **69W**
SE¹/₄ of **NW¹/₄** of **SW¹/₄** of **NE¹/₄** of section **3**
10. UTM reference
Zone **13**
Easting: **491546**
Northing: **4446168**
11. USGS quad name: **Longmont, Colorado**
Year: **1968** (**Photorevised 1979**) **7.5'**
12. Lot(s): **North half 24** Block: **41**
Addition: **Longmont Original Town** Year of Addition **1872**
13. Boundary Description and Justification: **This legally defined parcel encompasses but does not exceed the land historically associated with this property.**

Official Eligibility Determination

(OAHP use only)

- Date _____ Initials _____
- ____ Determined Eligible - National Register
- ____ Determined Not Eligible - National Register
- ____ Determined Eligible - State Register
- ____ Determined Not Eligible - State Register
- ____ Needs Data
- ____ Contributes to eligible National Register District
- ____ Noncontributing to eligible National Register District

III. ARCHITECTURAL DESCRIPTION

14. Building plan (footprint, shape):
Rectangular Plan
15. Dimensions in feet **1568 square feet**
16. Number of stories: **1**
17. Primary external wall material
Wood / Horizontal Siding
18. Roof configuration (enter one):
Hipped Roof / Gable on hip Roof
19. Primary external roof material (enter one):
Asphalt Roof / Composition Roof
20. Special features (enter all that apply):
Chimney
Fence
Porch

22. Architectural style /
building type:

Late Victorian / Edwardian

21. General Architectural Description

This house is located on the west side of Emery Street, between 509 Emery Street on the south and 517 Emery Street on the north. A planted grass yard with mature landscaping surrounds the building. A combination of chain-link and wooden fences entirely surrounds the backyard, and a garage is located northwest of the house. The residence is set back approximately forty feet from the street and there is a wide grass strip separating the sidewalk from the curb. Oriented to the east, the house rests on a coursed sandstone foundation with one- and three-light hopper basement windows. An addition to the southwest of the home rests on a concrete block foundation. Painted yellow, horizontal wooden siding with one-by-four-inch corner boards, painted blue, clad the exterior walls. A broad vergeboard with rounded corners appears in the front gable end. The roof is steeply pitched with gables intersecting the central, hipped roof, from the north, south and east. The gable on the front is offset to the north, creating an asymmetrical façade. Light gray asphalt shingles cover the roof, and a large, red brick chimney emerges near the apex of the hip. Windows are six-over-six, double-hung sash with red-painted wooden mullions and frames, and blue surrounds. Protected by aluminum storm windows and screens, windows generally appear in pairs, except for those on the western end of the north elevations and the rear (west) elevation. Red-painted wooden batten shutters flank each window or pair of windows and feature a scroll-cut sailing ship motif on the larger windows. Six-light awning windows pierce each gable. An uncovered wooden deck of modern construction dominates the west (rear) elevation. The original porch of the house has been enclosed with eight-light, fixed-pane windows and incorporated into the interior structure of the house. A concrete stoop with a shed roof emerges from the south end of the front façade. It is lined with a black, wrought iron railing, which descends two concrete steps to the sidewalk. The roof is braced by square porch supports. An aluminum storm door protects a glass-in-wood-frame door featuring twelve lights set in thin mullions.

A garage is located northwest of the house. Accessed via a driveway from the street shared with 509 Emery or from the alley behind the property, the garage is a square building measuring twenty-two feet on each side. The structure is one story tall has a concrete foundation, and its exterior walls are clad with painted yellow horizontal wood siding and blue-painted two-by-fours on the corners, assembled to mimic the cornerboards on the house. Its roof is a moderately pitched front gable, with light gray, asphalt shingles. An unglazed slab door and sliding aluminum window interrupt the east elevation. Shutters similar to those on the house flank the window. A two-car paneled wooden rollaway garage door dominates the south (front) elevation.

22. Architectural style / building type:

Please see front page.

23. Landscape or setting special features:

This dwelling is located on the west side of Emery Street, in one of Longmont's oldest core residential neighborhoods. The area is now home to a mixture of single-family residences and a few small apartment buildings.

24. Associated buildings, features, or objects

Garage

IV. ARCHITECTURAL HISTORY

25. Date of Construction:
Estimate
Actual **1894**

Source of information:
Sheryl Dumont, interview with Adam Thomas, 29 June 2001.

26. Architect:
unknown

Source of information:
n/a

27. Builder/ Contractor:
unknown

Source of information:
n/a

28. Original owner:
Cathedral of St. John the Evangelist (Episcopal Diocese of Denver)

Source of information:
Warranty Deed 90114529

29. Construction History (include description and dates of major additions, alterations, or demolitions):

Water records and other survey forms indicate that the Episcopal Church built this house in 1902. However, the current owner believes it was built in 1894 and experienced a fire sometime after 1900. As well, water records indicate that churches were not charged or did not use city water until after 1900. therefore, the 1902 date reflects either when water was turned on to the reconstructed house or when the city first assessed a charge for water. Given the scale, style, and materials of the house, the 1894 date seems correct. Other modifications include the enclosure of the front porch and the addition of a washroom to the southwest, all of which, according to tax assessor' records, occurred before 1948. The Schuetz family built the garage sometime in the late 1980s' or early 1990's. It replaced a carriage house mirroring that at 517 Emery Street.

30. Original location: **yes**
Moved **no**
Date of move(s) **n/a**

V. HISTORICAL ASSOCIATIONS

31. Original use(s): **Domestic / Religious-Related Residence**
32. Intermediate use(s): **Domestic / Single Dwelling**
33. Current use(s): **Domestic / Single Dwelling**
34. Site type(s): **Residence**

35. Historical Background

In 1881, the members of St. Stephens Episcopal Church completed their tidy brick edifice on the corner of Main and Fifth Avenue. Apparently, the need to entice and keep a full-time pastor drove the fledgling church to construct in 1894 this rectory at 513 Emery Street, on a lot belonging to the diocese. Sometime around 1900, fire swept through the house, but, by 1902, water records indicate that the house was once again inhabited. The structure served as a rectory or rental property until it was sold in 1916 to A.W. and Ida Brantley. They sold it four years later to Dr. James L. Thompson, a chiropractor who practiced in Longmont many years. By 1924 the house belonged to Delia C. Mertgen. Mertgen owned both halves of lot 24 and appears to have rented out the houses. Unfortunately, little information exists on these early residents.

In 1934, Jesse J. and Edna L. Peek purchased the house. Edna's parents, Francis and Alice Jewett, lived next door at 509 Emery Street. Jesse Peek was born in Larned, Kansas on September 7, 1886. He came to Longmont in 1906 and married Edna L. Jewett in the city on March 21, 1913. He was employed as a mechanic at the Great Western Sugar Company factory for forty years. Upon Francis's retirement in 1943, the Peeks sold their home and moved to a house in Allenspark where Edna had her art studio. Mrs. Peek had an early interest in painting but gave up her craft to ten her family. Around 1940, she began painting again, taking classes at the University of Colorado and the University of Denver. She began spending entire summers in her Allenspark studio, exhibiting frequently and often taking first prize at competitions. Also around 1940, she organized a group of artist friends into a club that met in each others' homes to sketch and paint, and went on frequent field trips. Jesse Peek crafted the frames for his wife's paintings. The couple returned to Longmont in 1957 when Mr. Peek accepted a position at the Slack-Horner Brass Manufacturing Company.

After the Peeks moved to Allenspark, the house at 513 Emery Street became the residence of Fred C. and Sadie L. Ferguson. Fred Ferguson was born on August 21, 1889, near Latham, Kansas. In 1911, he married Sadie Turner in Raton, New Mexico. He and his wife moved to Longmont in 1935. As young man in Eminence, Missouri, Ferguson learned the printing trade. He traveled throughout the Midwest, working as a "tramp printer." Eventually, Ferguson owned four newspapers, including the *Longmont Ledger*. After he sold the *Ledger* in 1943, he continued to operate the Ferguson Press. However, Fred Ferguson is perhaps best known for his political career. He was elected mayor of Longmont in 1943 and served for two terms and one year. He was also a city alderman for one year. He served several years as the local inheritance tax representative of the Colorado attorney general's office. While serving as alderman, Peek was secretary of the Colorado State Senate, a position he held for one regular and one special session. He was at the center of a political firestorm in April 1949 when he refused to sign a bill that would have increased at the center of a political firestorm in April 1949 when he refused to sign a bill that would have increased unemployment insurance payments. Ferguson contended that he could not sign the bill because he was uncertain if it was "a true and correct copy of bill as passed by the senate (*Longmont Times Call*, 21 April 1949, p. 1)." Sadie Ferguson was born in Raton, New Mexico. She assisted her husband in managing the newspapers and operating the Ferguson Press. Fred Ferguson died in 1977, and Sadie passed away in 1986.

After Sadie Ferguson's death, the residence became the property of Kenneth and Jenean (Tetts) Schuetz. The couple married July 6, 1985. Jenean Schuetz is native of Boulder; Kenneth is a native of Longmont. The Schuetzes lived at 513 Emery Street until 1996, when the home became the property of Sheryl Dumont, the current owner.

36. Sources of Information

(Boulder County) "Real Estate Appraisal Card - Urban Master." On file at the Boulder Carnegie Library.

Gardner, Jack. "Longmont Women Enjoys Art Studio in Allenspark." *Longmont Times-Call*, 30 January 1958, p. 10.

Gauss, Gordon G. "Ferguson Flees State Senate in Battle Over Bill at Final Session." *Longmont Times-Call*, 21 April 1949, p. 1.

"Fred C. Ferguson." (obituary) *Longmont Times-Call*, 7 December 1977, p. 14.

"J.J. Peek Dies Sunday." *Longmont Times-Call*, 15 August 1958, p. 1.

"James Thompson." (obituary) *Longmont Times-Call*, 25 March 1971.

Polk's Boulder County Directory [generally published annually], Denver, Kansas City, and Salt Lake City: R.L. Polk and Company Publishers.

Polk's Longmont City Directory, [generally published annually], Denver, Kansas City, and Salt Lake City: R.L. Polk and Company, Publishers, 1966 - 1997.

"Sadie L. Ferguson." (obituary) *Longmont Times-Call*, 23 October 1986, p. 7A.

Sanborn Fire Insurance Maps, dated December 1890, September 1895, November 1900, April 1906, June 1911, March 1918, June 1930, and May 1956.

"Teets-Schuetz." (wedding announcement) *Longmont Times-Call*, 5 August 1985, p. 9B.

Warranty Deeds 90114529, 90154581, 90186249, 90204180, 90303661, 90405832, 820237, and 1594289. Boulder County Office of Clerk and Recorder, Boulder, Colorado.

VI. SIGNIFICANCE

37. Local landmark designation:
Yes
No **xx**
Date of Designation: **n/a**

38. Applicable National Register Criteria

xx A. Associated with events that have made a significant contribution to the broad patterns of our history;

xx B. Associated with the lives of persons significant in our past;

xx C. Embodies the distinctive characteristics of a type, period, or method of construction, or represents the work of a master, or that possess high artistic values, or represents a significant and distinguishable entity whose components may lack individual distinction;

D. Has yielded, or may be likely to yield information important in history or prehistory;

Qualifies under Criteria Considerations A through G (see Manual).

Does not meet any of the above National Register criteria.

City of Longmont Standards for Designation

xx 2.56.040-A (1) The structure or district has character, interest or value, as part of the development, heritage or cultural characteristics of the city, state or nation.

2.56.040-A (2) The structure or district is the site of a historic event with an effect upon society.

xx 2.56.040-A (3) The structure or district is identified with a person or group of persons who had some influence on society.

xx 2.56.040-A (4) The structure or district exemplifies the cultural, political, economic, social or historic heritage of the community.

2.56.040-B (1) The structure or district portrays the environment of a group of people in an era of history characterized by a distinctive architectural style.

xx 2.56.040-B (2) The structure or district embodies those distinguishing characteristics of an architectural type specimen.

xx 2.56.040-B (3) The structure or district is the work of an architect or master builder whose individual work has influenced the development of Longmont.

2.56.040-C (1) The structure or district, because of being part of or related to a square, park or other distinctive area, should be developed or preserved according to a plan based on a historic, cultural or architectural motif.

2.56.040-C (2) The structure or district, due to its unique location or singular physical characteristics, represents an established and familiar visual feature of a neighborhood, community or the city.

Does not meet any of the above City of Longmont Standards for Designation.

39. Area(s) of Significance:

Architecture; Community Planning and Development; Ethnic Heritage / European; Religion; Politics / Government

40. Period of Significance: **1905-1951**

41. Level of Significance:

National:

State:

Local: **XX**

42. Statement of Significance

This property is significant for its association with residential development in Longmont, beginning in the late 1800's and extending through the first half of the twentieth century, and for the development of religion in the community. It is an indication of the struggle churches in pioneer towns faced to keep full-time ministers. In addition, the property is significant for its association with Fred Ferguson, who made important commercial and political contributions to Longmont and Colorado during the early 1940's. The house is also architecturally significant because it is an intact home strongly exhibiting a vernacular interpretation of Edwardian architecture. The property's combined levels of historical significance and physical integrity may well be to the extent that it would qualify for individual listing in the National Register of Historic Places. The property certainly may be regarded as individually eligible to be designated as a City of Longmont landmark. The property would also be a contributing resource within either a National Register or local landmark district.

43. Assessment of historic physical integrity related to significance:

This residence displays a high degree of physical integrity, relative to the seven aspects of integrity defined by the National Park Service and the Colorado Historical Society: location, setting, design, materials, workmanship, feeling and association. There have been minimal additions and exterior alterations to the building since its construction in 1894.

VII. NATIONAL REGISTER ELIGIBILITY ASSESSMENT

44. National Register eligibility field assessment:

Eligible: **xx**

Not Eligible:

Need Data:

City of Longmont Local Landmark eligibility field assessment:

Eligible: **xx**

Not Eligible:

Need Data:

45. Is there National Register district potential?

Yes: **n/a (see below)**

No: **n/a (see below)**

Discuss: **The property is located within the East Side Historic District, which is listed in the National Register of Historic Places.**

If there is National Register district potential, is this building:

Contributing: **n/a**

Noncontributing: **n/a**

46. If the building is in an existing National Register district, is it:

Contributing: **xx**

Noncontributing:

VIII. RECORDING INFORMATION

47. Photograph numbers:

Roll: **LONG-10, LONG-11**

Frame(s): **24-25, 1, 4 (house); 2, 3 (garage)**

Negatives filed at: **City of Longmont
Department of Community Development, Planning Division
Civic Center Complex
350 Kimbark Street
Longmont, Colorado 80501**

48. Report title: **East Side Neighborhood: Historic Context and Survey Report**

49. Date: **June 25, 2001**

50. Recorders: **Adam Thomas**

51. Organization: **Cultural Resource Historians**

52. Address: **1607 Dogwood Court
Fort Collins, Colorado 80525**

53. Phone number: **970/493-5270**